

From: Eleni Gibson <eleni@wiserprojects.com>
Sent: Wednesday, April 27, 2022 10:21 AM
To: Narissa Chadwick
Cc: David Maude; Jeanine Dodds; Dan Rogers; dagoldman@shaw.ca
Subject: FW: MIHS Reports for IT Planner, Apr 25.22
Attachments: 220425 Mayne Island Housing Society Water Management Plan.pdf;
Feb24_Mayne Island Monitoring 2021_22.pdf; 21-653 C02 220425.Driveway
Profile.pdf; 21-653 SITE PLAN C01 220425.pdf

Follow Up Flag: Follow up
Flag Status: Flagged

Good morning Narissa,

Please find attached the following documents related to the rezoning application for 375 Village Bay Road:

1. Hy Geo Consulting Report: Groundwater Level Monitoring, Well WID 43943 (WTN 122538) at Village Bay Road, Mayne Island, Feb. 24, 2022
2. MSR Solutions Inc: MIHS Water Management Plan, April 21, 2022
3. MSR Solutions Inc: Site Plan, April 25, 2022
4. MSR Solutions Inc: Driveway Profile, April 25, 2022

These documents aim to help address some of the concerns raised about the project in the past. Please do not hesitate to reach out if you have any questions.

Thank you,

Eleni Gibson (she/her)

MCP

Wiser Projects

250.857.6210

Wiserprojects.com



We acknowledge that our offices are on the traditional territories of the Lekwungen speaking peoples, and that the land's historical relationships with the Songhees, Esquimalt and WSÁNEĆ peoples have existed since time immemorial. As our work crosses many territories, we seek to acknowledge the histories and relationships all First Nations communities have with the land. We also affirm that colonialism, and the attitudes and practices that have accompanied it, contributes to the continued systemic discrimination and violence against Indigenous Peoples.

From: Deborah Goldman <dagoldman@shaw.ca>
Sent: April 25, 2022 4:33 PM
To: Eleni Gibson <eleni@wiserprojects.com>
Cc: David Brown <davidnbrown@telus.net>
Subject: MIHS Reports for IT Planner, Apr 25.22

Hello Eleni

Mayne Island Housing Society is pleased to be sending along the following reports:

1. Hy Geo Consulting Report: Groundwater Level Monitoring, Well WID 43943 (WTN 122538) at Village Bay Road, Mayne Island, Feb. 24, 2022
2. MSR Solutions Inc: MIHS Water Management Plan, April 21, 2022
3. MSR Solutions Inc: Site Plan, April 25, 2022
4. MSR Solutions Inc: Driveway Profile, April 25, 2022

These reports document the following:

1. The well level measurements indicate that the available water is not subject to significant variation during the time tested, and further supports the plan to develop 10 units at 375 Village Bay Road, proposed lot 3.
2. The water management plan addresses questions arising about the availability and suitability of well water and gives direction on management of potable water. Additional topics discussed include the management of rain water, the need for water for fire storage, and storm water management during construction and operation.
3. The revised site plan shows a shorter access onto the site from Village Bay Road, minimizing headlights crossing the western boundary and providing smoother on-site traffic. The rerouted driveway includes a hammer head turnaround and eliminates the loop around the heritage tree into the western setback.

With this additional engineering work, Mayne Island Housing Society has confidence that we have addressed the concerns identified by the Advisory Planning Committee.

Thank you for forwarding these reports to Islands Trust Planner, Narissa Chadwick. We would request that you please cc the MI Trustees so that all parties have ample time to consider the contents.

Many thanks for your assistance with this.

Sincerely

Deborah Goldman
President, Mayne Island Housing Society
Commissioner, CRD SGI-Community Economic Sustainability Commission
Chair, MI Internet Group
604 828 5784

